

This instrument was prepared by:
David P. Condon, P.C.
100 Union Hill Drive Suite 200
Birmingham, AL 35209

20181017000367800
10/17/2018 02:41:08 PM
AFFID 1/1

SCRIVENER’S AFFIDAVIT

STATE OF ALABAMA
SHELBY COUNTY

I, **Gilmer T. Simmons**, was the Scrivener of the **Warranty Deed** described as follows:

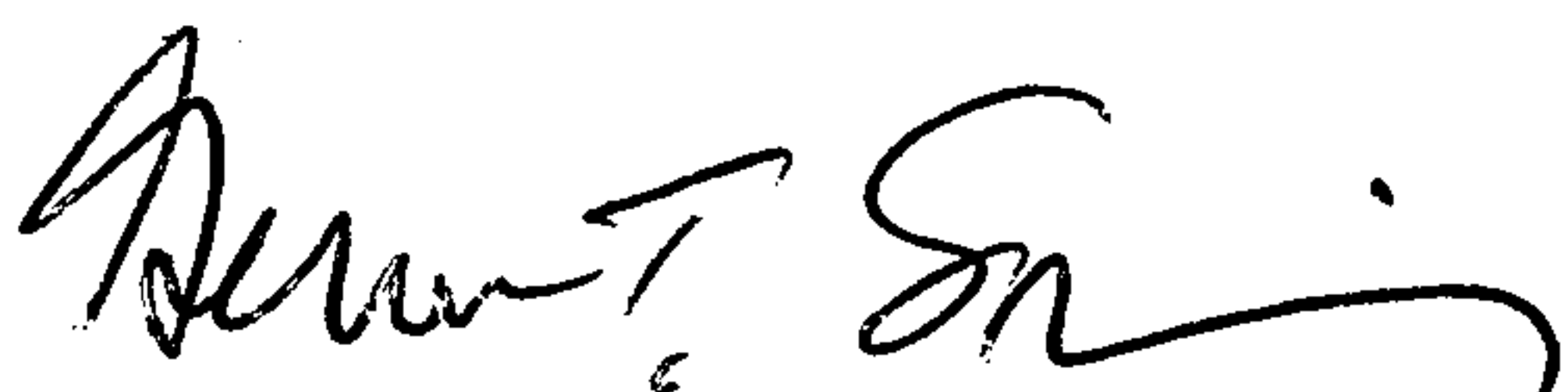
Warranty Deed recorded in Instrument 20180424000137370 in the Probate Office of Shelby County, Alabama from Kimberly Allen Crumpton as Personal Representative of the Estate of Janette P. Allen, deceased, Shelby County, Alabama, Probate Case No. PR-2017-000675 to Mickey Tidwell and Sharon Tidwell

The legal description contained in said document is more particularly described as follows:

Lot 2-34, according to the Plat of Chelsea Park 2nd Sector, as recorded in Map Book 34, Page 22, in the Probate Office of Shelby County, Alabama. Together with the nonexclusive easement to use the Common Areas as more particularly described in Declaration of Easements and Master Protective Covenants of Chelsea Park, a Residential Subdivision, executed by the Grantor and filed for record as Instrument #20041014000566950, in the Probate Office of Shelby County, Alabama, and Declaration of Covenants, Conditions, and Restrictions for Chelsea Park 2nd Sector executed by Grantor and Chelsea Park Residential Association, Inc. and recorded as Instrument #20041014000566960 (which, together with all amendments thereto, are hereinafter collectively referred to as the "Declaration").

The **Warranty Deed** recited an erroneous **year of execution**. The deed incorrectly listed the year as 2017.

This Scrivener’s Affidavit is given to correct said **Warranty Deed** by correcting the **year of execution** to read as follows: **2018**

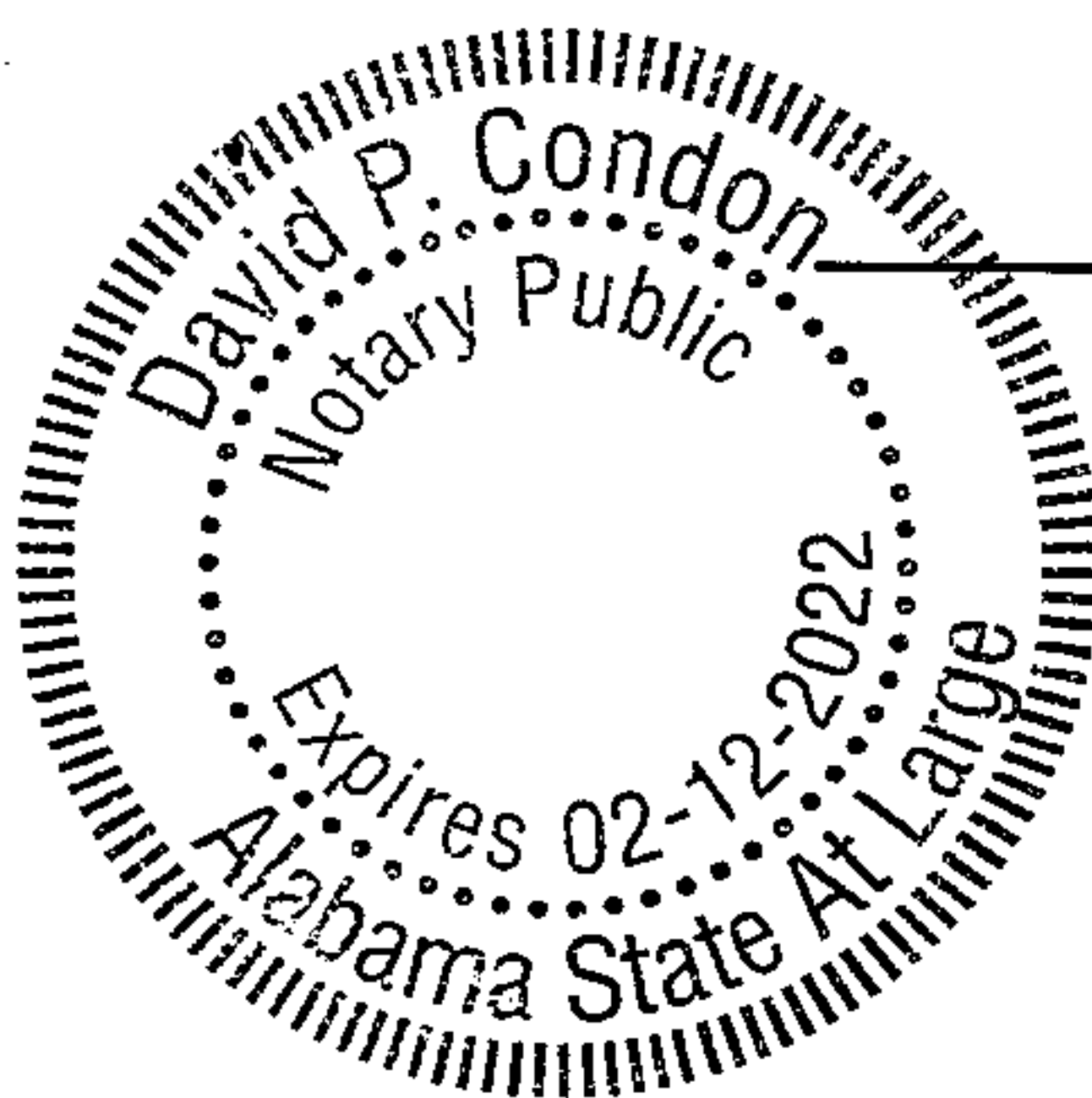


Gilmer T. Simmons

STATE OF ALABAMA
JEFFERSON COUNTY

This is to certify that **Gilmer T. Simmons**, whose name is signed to the foregoing and who is known to me, did sign same on the date the same bears date, and declares it to be true and correct to the best of **his** information, knowledge and belief.

Sworn to and subscribed before me this the **17th** day of **October**, **2018**.





Notary Public: David P. Condon
My Commission expires: 02/12/2022



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/17/2018 02:41:08 PM
\$17.00 CHERRY
20181017000367800

Allen S. Byrd